

**National Standard for Single-Family Residential Buildings  
(ANSI-Z765)  
Requirement in Alabama Effective 10-1-04**

The square footage-method for calculating: ANSI-Z765 has been adopted by the Alabama Real Estate Appraisers Board. This is a **supplemental standard** required by the Board on all Single-Family Residential Appraisals done in Alabama on and after **October 1, 2004**.

- (1) The standard for the calculation and reporting of above-grade square footage and below-grade square footage in single-family houses shall be the “American National Standard for Single-Family Residential Buildings; Square Footage-Method for Calculating”, ANSI Z765, as approved by the American National Standards Institute, Inc.
- (2) The board will accept a tolerance not to exceed five (5) percent of the square footage of the subject property for measurements made under subsection (1).

This standard for measuring square footage in single-family detached and attached homes, developed by an American National Standards Committee, is the first national standard to reconcile differences in current methods for determining square footage. The standard involves the calculation and reporting of above-grade square footage and below-grade square footage in single-family houses. It is not applicable to apartment/multifamily buildings and does not cover room dimensions.

Hard copies of the **ANSI-Z765 Standards** can be purchased for \$20.00, or downloaded for \$10.00 from the NAHB Research Center website at <http://www.nahbrc.org/bookstore>. You can also mail your order to NAHB Research Center, 400 Prince Georges Boulevard, Upper Marlboro MD 20774, or call 800-638-8556.